

New Horizon's Treatment Facility

- Groundbreaking on March 25, 2009
- Site of Old State Police Barracks
- CSB facility provides treatment for up to 16 people at a time with mental health and substance abuse disorders
- Part of 2004 voter approved bond referendum

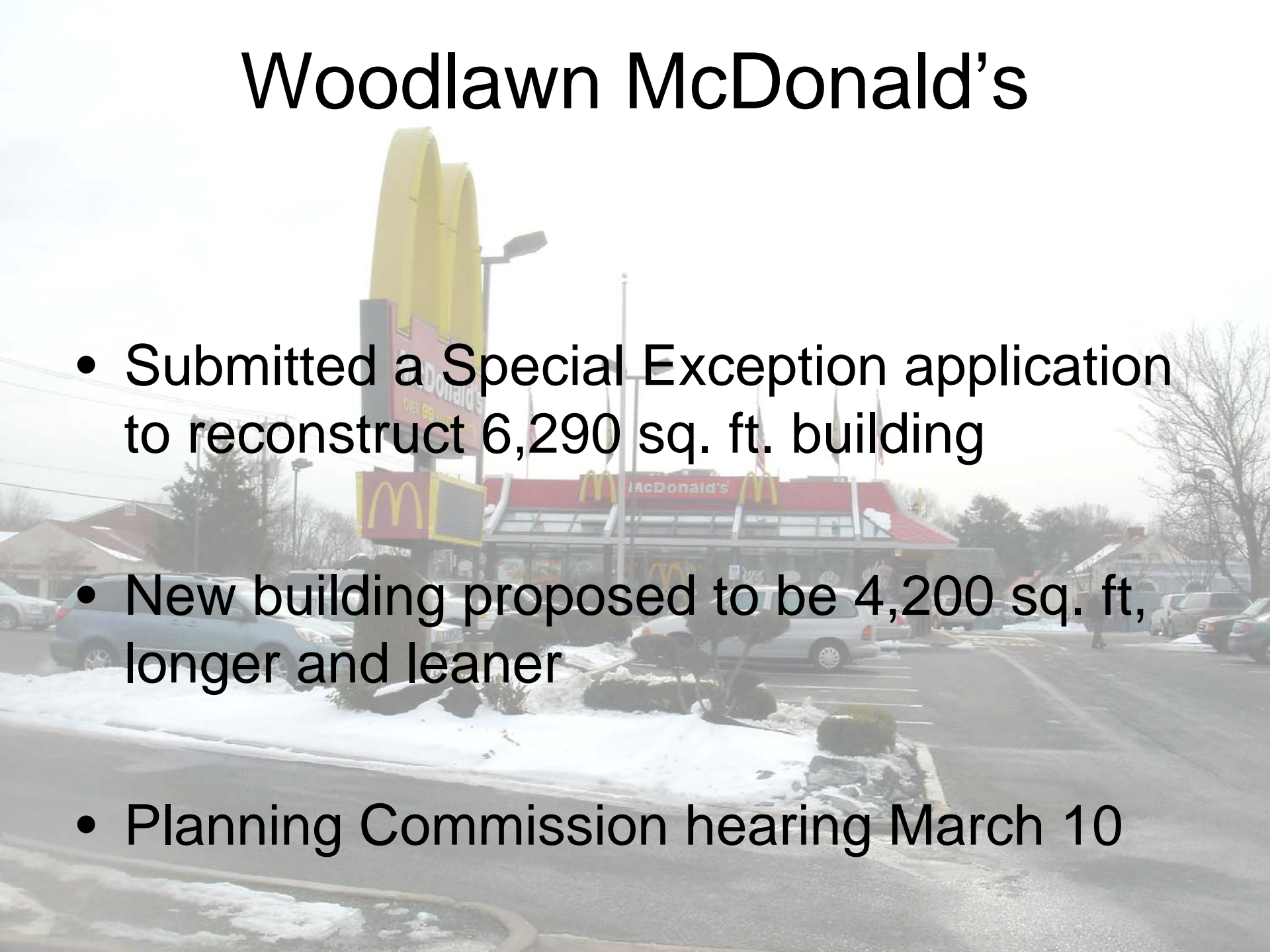
Smitty's



- An LLC recently purchased the 8.176 acres for \$7.15 million
- Plans to construct an international grocery store by right



Woodlawn McDonald's

- 
- Submitted a Special Exception application to reconstruct 6,290 sq. ft. building
 - New building proposed to be 4,200 sq. ft, longer and leaner
 - Planning Commission hearing March 10

Woodlawn Office Building



- 3 story - 47,000 square foot office building
- \$13 million project
- Looking for tenants

Hampton Inn and Suites

- 131 room hotel across from IMP Building
- \$ 7 million cost, high speed internet, indoor pool, fitness center, meeting space
- Grand opening was in December 2009



Fort Belvoir Comfort Inn

- Site Plan approved in June 2009, currently in bonding
- Current site is the \$29.99 Shoe Warehouse
- 60 room hotel

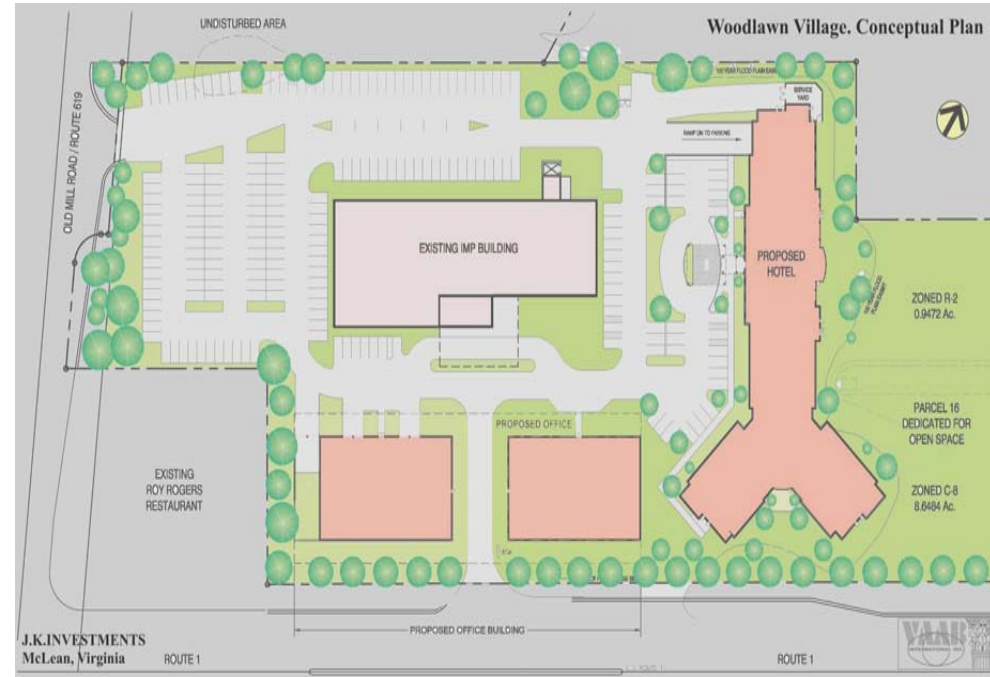
Occasionally Cake



Occasionally Cake

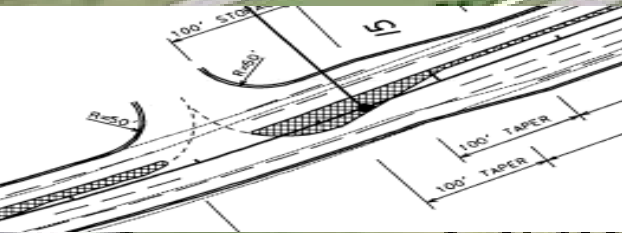
- New Bakery Opened on Richmond Highway across from the IMP Building
- Owned by Pastry Chefs Sabrina Campbell & Marcia Crandall
- Best Cupcakes Ever!

IMP Building



- Special Exception Amendment filed to build two hotels in front of and next to the office building
- Planning Commission hearing in early Spring

Mulligan Road



Option 8

Old Mill Road Area

FHWA Richmond Hwy. - Telegraph Rd. Connector
Fairfax County, Virginia



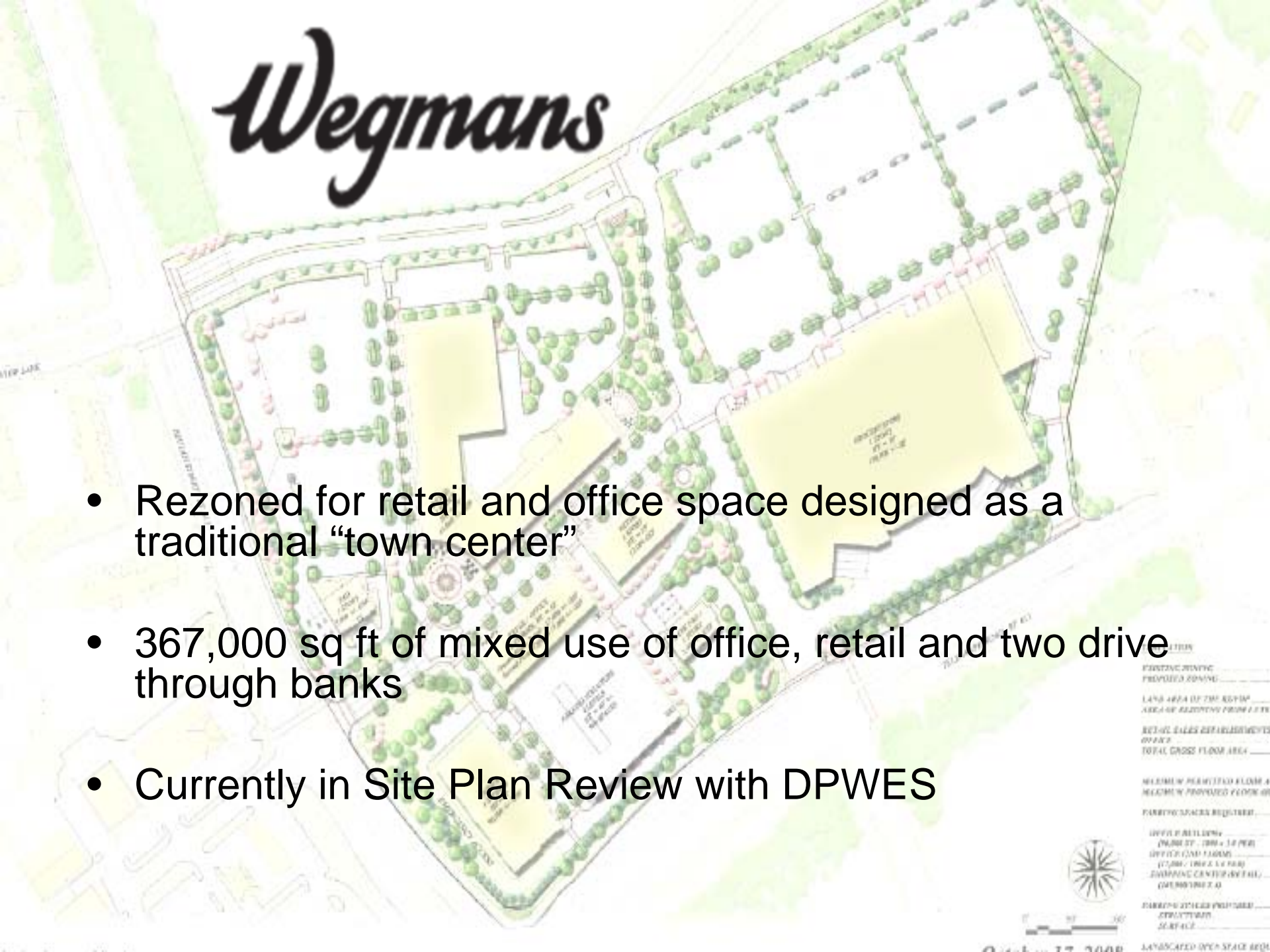
EFLHD - INTERSECTIONS
CONNECTOR ROAD (OLD MILL ROAD)
RTE 1 / MVMH
DRAFT: 12-14-2005

Mulligan Road

- Will establish a 4-lane road connection between Richmond Highway and Telegraph Road
- DoD funded 2 lanes – Fairfax County funded 2 more lanes with Commercial & Industrial Tax
- Phase 1 - Pole Road to Telegraph Road
 - Notice to Proceed issued on January 5, 2009
 - Utility relocation in progress
 - Construction scheduled to be complete late 2010
- Phase 2 – Richmond Highway to Pole Road
 - In the design phase
 - Phase 2 is scheduled for construction completion in late 2012

Wegmans

- Rezoned for retail and office space designed as a traditional “town center”
- 367,000 sq ft of mixed use of office, retail and two drive through banks
- Currently in Site Plan Review with DPWES

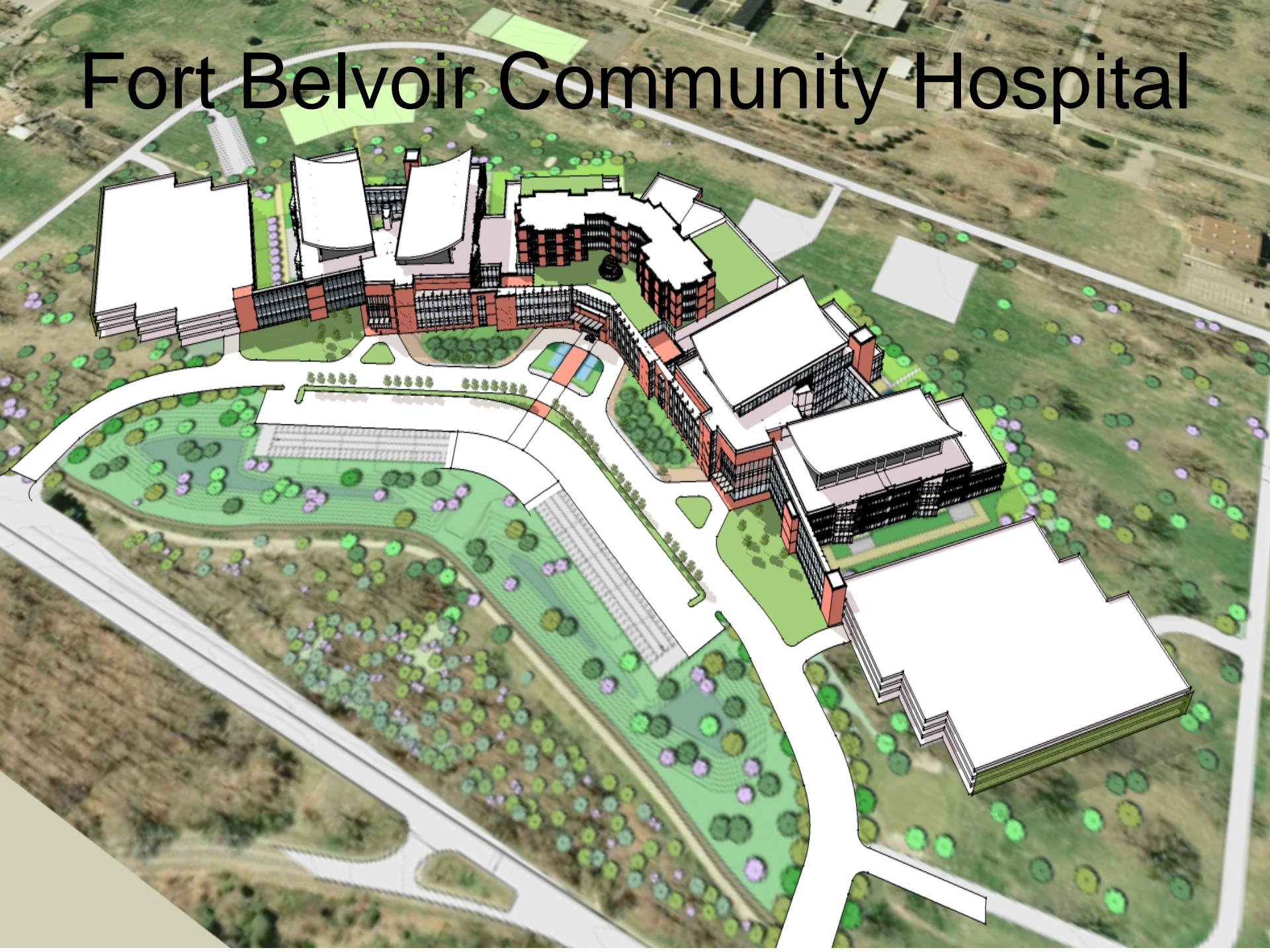


Pence Gate



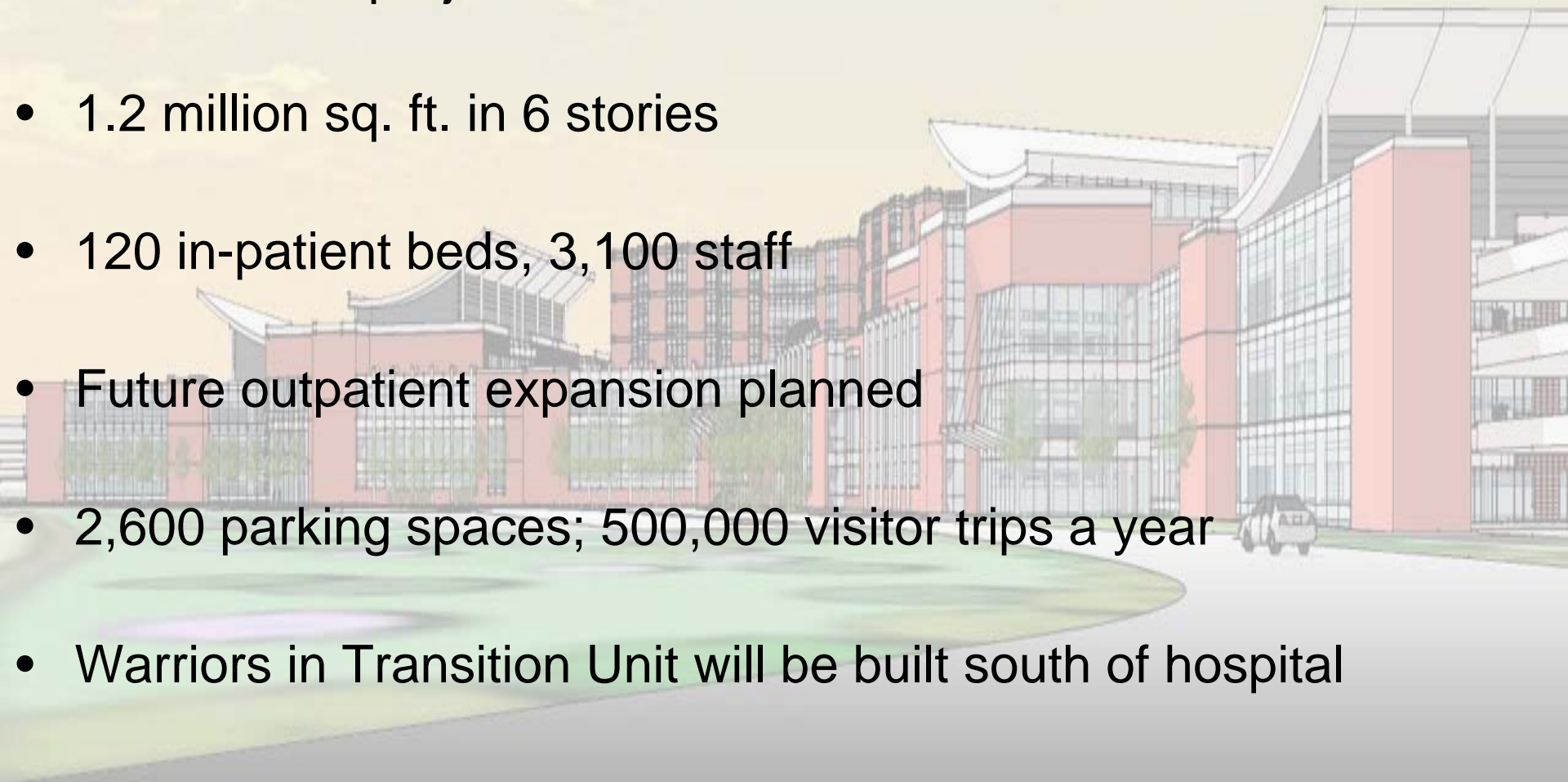
- Belvoir Road will be widened to 4 lanes
- A new road will be built to align with Belvoir Road and connect with Lieber Gate to the west
- Hospital construction entrance will close September 2011

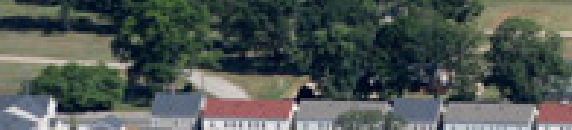
Fort Belvoir Community Hospital



Fort Belvoir Community Hospital

- \$747 million project
- 1.2 million sq. ft. in 6 stories
- 120 in-patient beds, 3,100 staff
- Future outpatient expansion planned
- 2,600 parking spaces; 500,000 visitor trips a year
- Warriors in Transition Unit will be built south of hospital







Gunston Road Bridge

- Building new 150 foot long bridge over Richmond Highway starting 2010
- Gunston Road will be widened to 4 lanes
- Designed to accommodate the future widening of Richmond Highway

Accotink Village Apartments



- Sold at auction for \$2.3 million
- Corner of Backlick Road and Richmond Highway
- May be needed for future Richmond Highway improvements

Richmond Highway Widening

- Congressman Moran secured **\$150 million** to widen Richmond Highway
- Design from DoD due in March
- Would widen Richmond Highway from the Fairfax County Parkway north

BRAC

- Will add over 19,300 Department of Defense Employees to Fort Belvoir – a workforce the size of the Pentagon
- Major Installations include the National Geospatial Intelligence Agency, Washington Headquarters Service, Dewitt Hospital Expansion and various smaller DoD lease space offices from Crystal City and Alexandria
- Federal Law mandates that BRAC implementation must be complete by September 15, 2011
- 3,500 person increase to Main Post Fort Belvoir

BRAC Transportation Improvements

- Transportation infrastructure is the primary growth challenge facing Fairfax County
- In response to BRAC, Fairfax County committed \$155.9 million for infrastructure improvements
- \$177 million dollar Fairfax County Parkway project complete August 2012

CONSTRUCTION PHASES



DRAFT - FEBRUARY 2008

95 FORT BELVOIR

FAIRFAX COUNTY PARKWAY
EXTENSION
CONSTRUCTION PHASING

NOTE: NOT TO SCALE

BNVP

FIGURE 27

National Museum of the United States Army



National Museum of the United States Army

Skidmore, Owings & Merrill LLP

conceptual rendering - not for reproduction

- Northwest of Fairfax County Parkway and John J. Kingman Road

Army Museum Entrance





National Geospatial
Intelligence Agency

National Geospatial Intelligence Agency

- \$1.4 billion , 2.4 million square foot facility
- 8,500 employees
- Broke ground Sept. 25, 2007







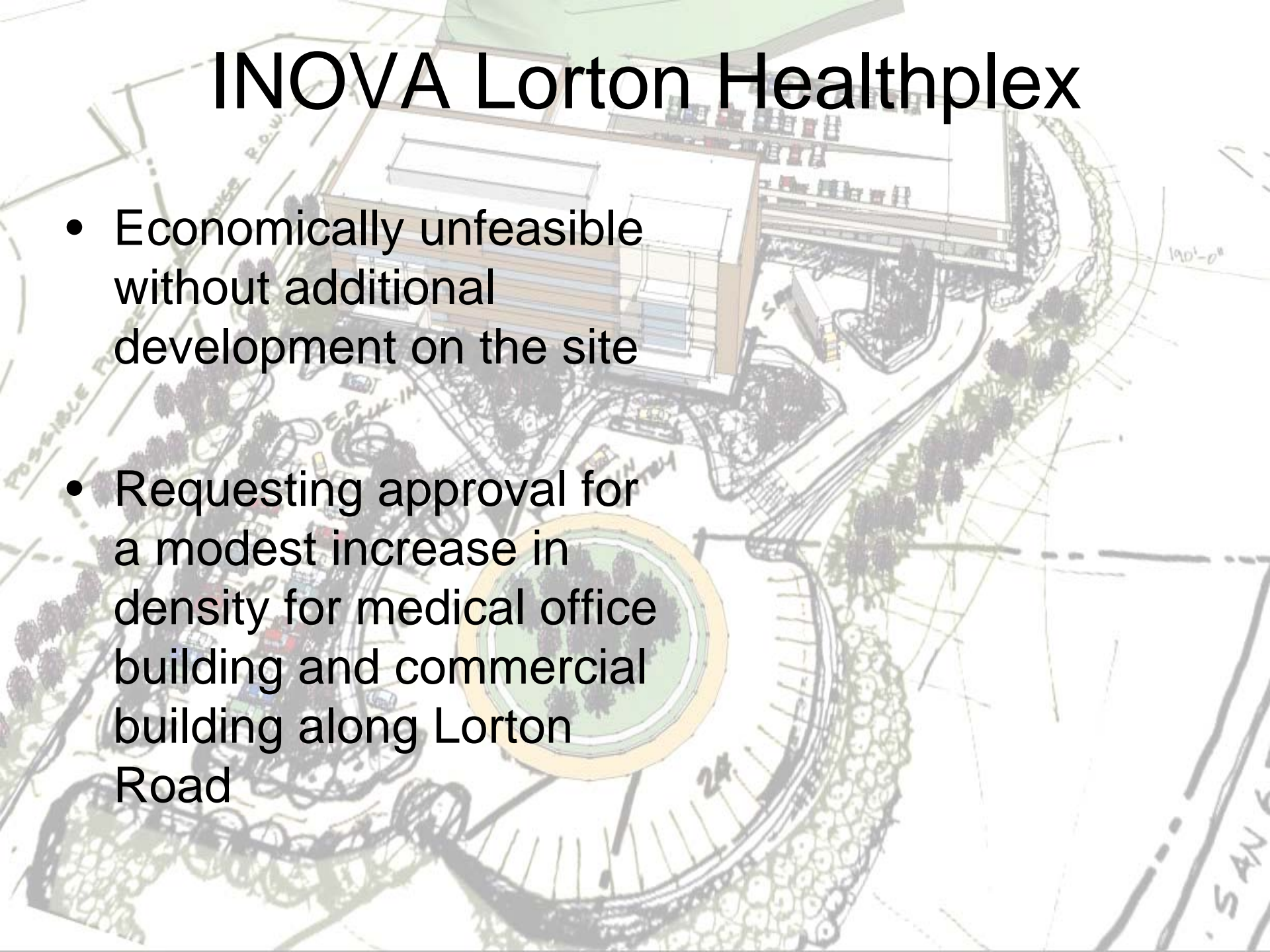
Lorton Farmers Market

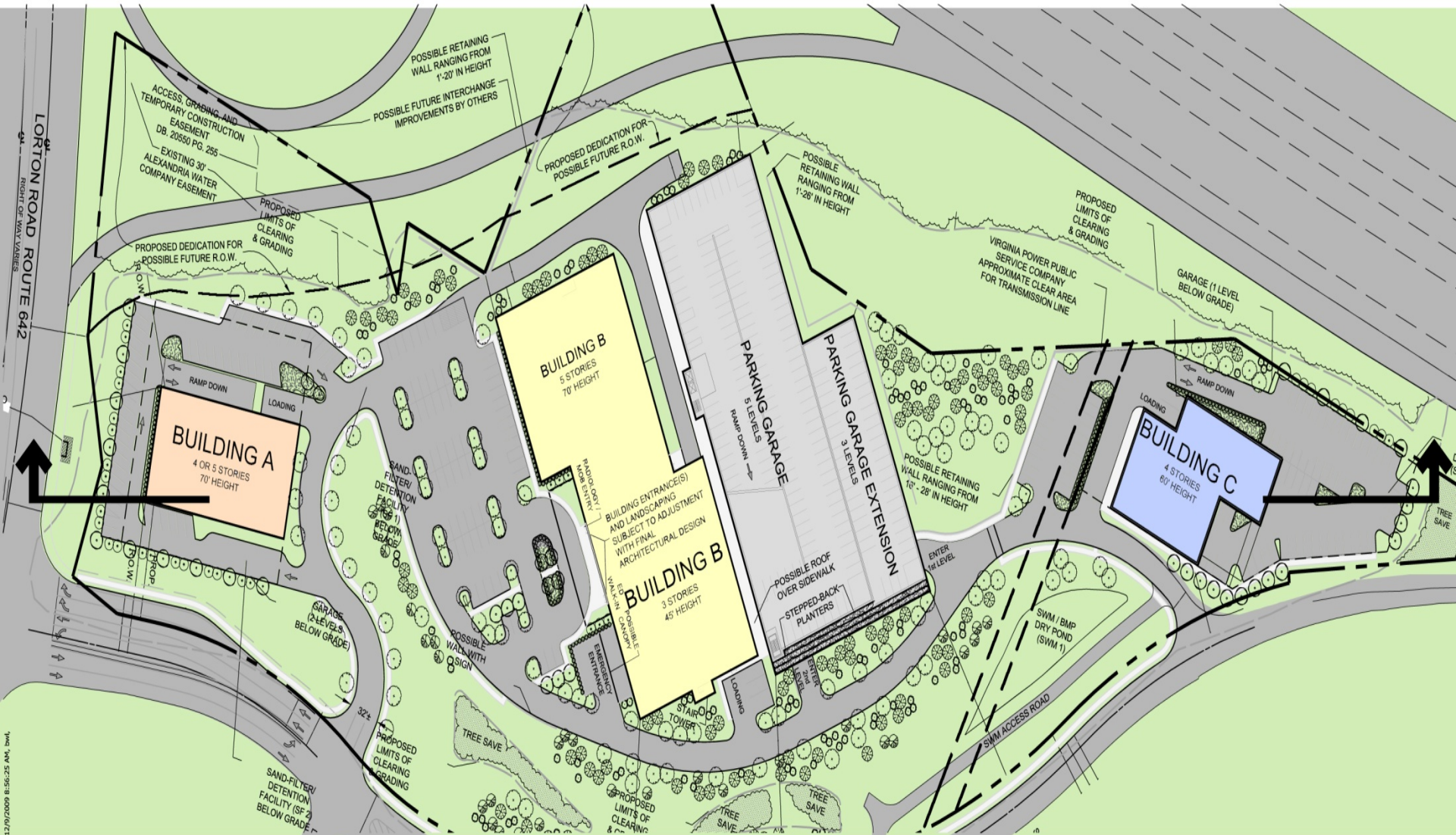
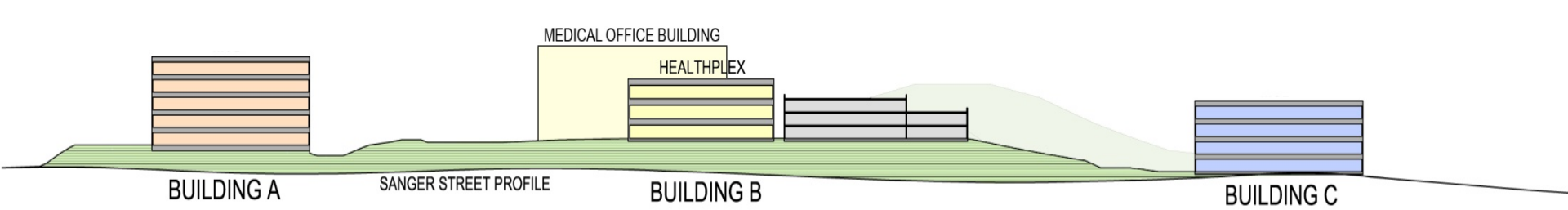
- Newest Farmers Market in Fairfax County
- Sundays 9:00 a.m. – 1:00 p.m.
- At VRE Station adjacent to Lorton Station Boulevard
- **Will return in May**



INOVA Lorton Healthplex

- Economically unfeasible without additional development on the site
- Requesting approval for a modest increase in density for medical office building and commercial building along Lorton Road





Lorton Road Widening



BOS Property

Historic House

Barrel Bridge & Trail

Historic House

Lorton Road

- Construction to begin early 2012

- Projected completion is mid-year 2013
- Widening to four lanes, divided median, two new bridges, 10' wide shared use paths, on road bike lanes, LID storm water management
- Approved by voters in November 2007 Bond



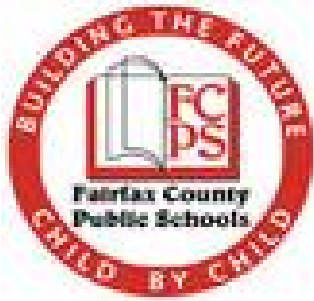
Laurel Hill Elementary School

- Funded through voter approved bonds
- Groundbreaking was February 23, 2008
- Opened August 2009



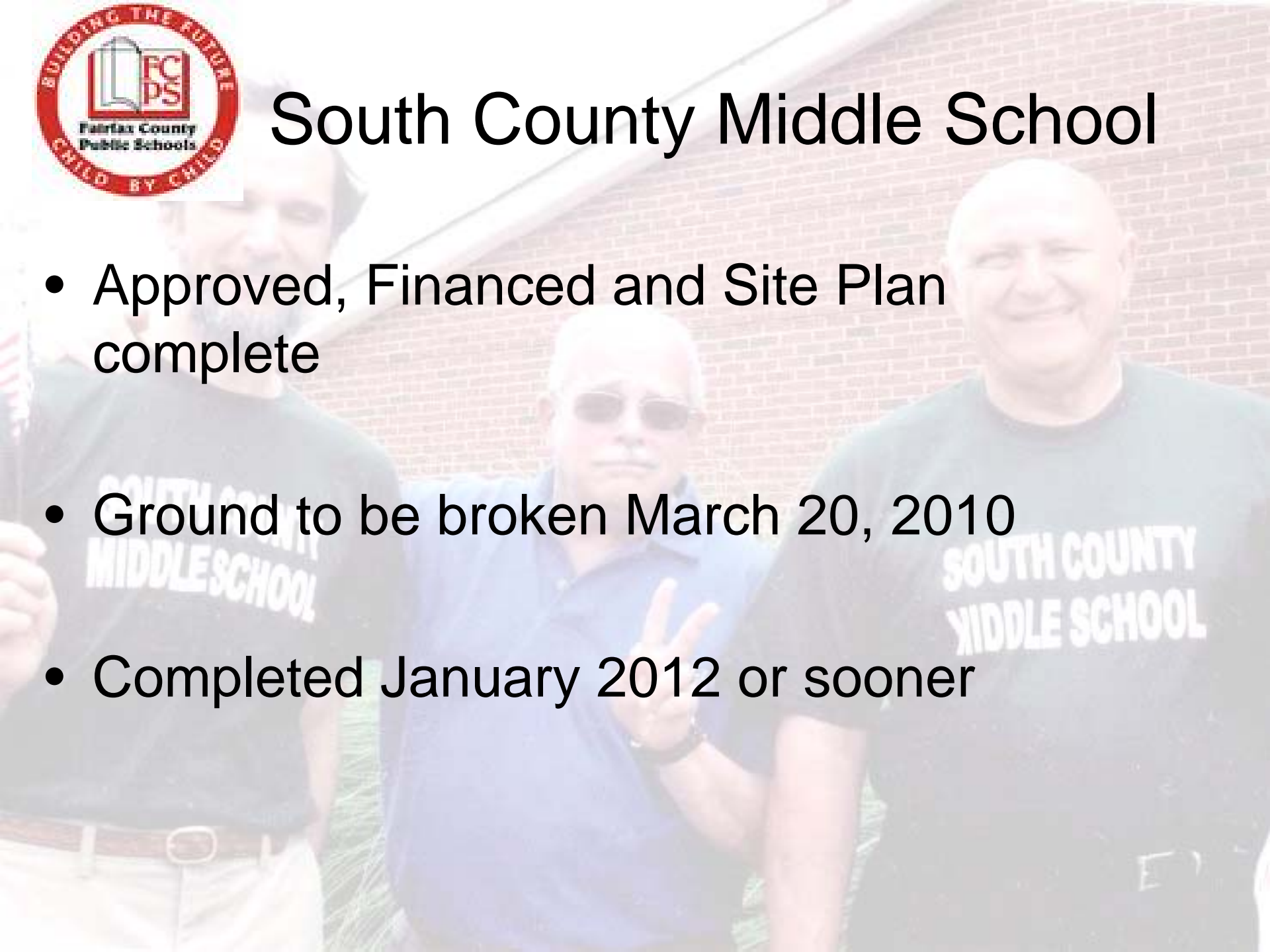


South County Middle School Location



South County Middle School

- Approved, Financed and Site Plan complete
- Ground to be broken March 20, 2010
- Completed January 2012 or sooner



Spring Hill Community

- 149 Single Family Units
- 32 Villas
- 5 Condo Buildings
 - 25 units per building
 - 1 condo building complete by end of 2010
 - Remaining build out dependent on market



Adaptive Reuse Area





Master Development Plan



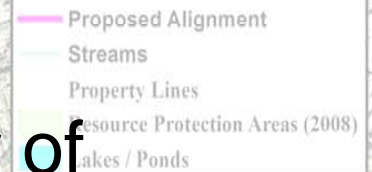
Master Development Plan

- Laurel Hill Project Advisory Committee recommended approval of the Master Development Plan in December 2009
- Master Plan depicts a mixed use concept that includes residential, retail, office & educational uses
- Adaptively reuses historic structures



Water Reclamation Project

- Will provide 560 million gallons per year of treated effluent to Covanta for use in their cooling towers
- 24 million gallons per year to the Lower Potomac Ball Fields and Laurel Hill Park Golf Course for irrigation
- Partially paid by Recovery Act Funds
- Complete October 2011

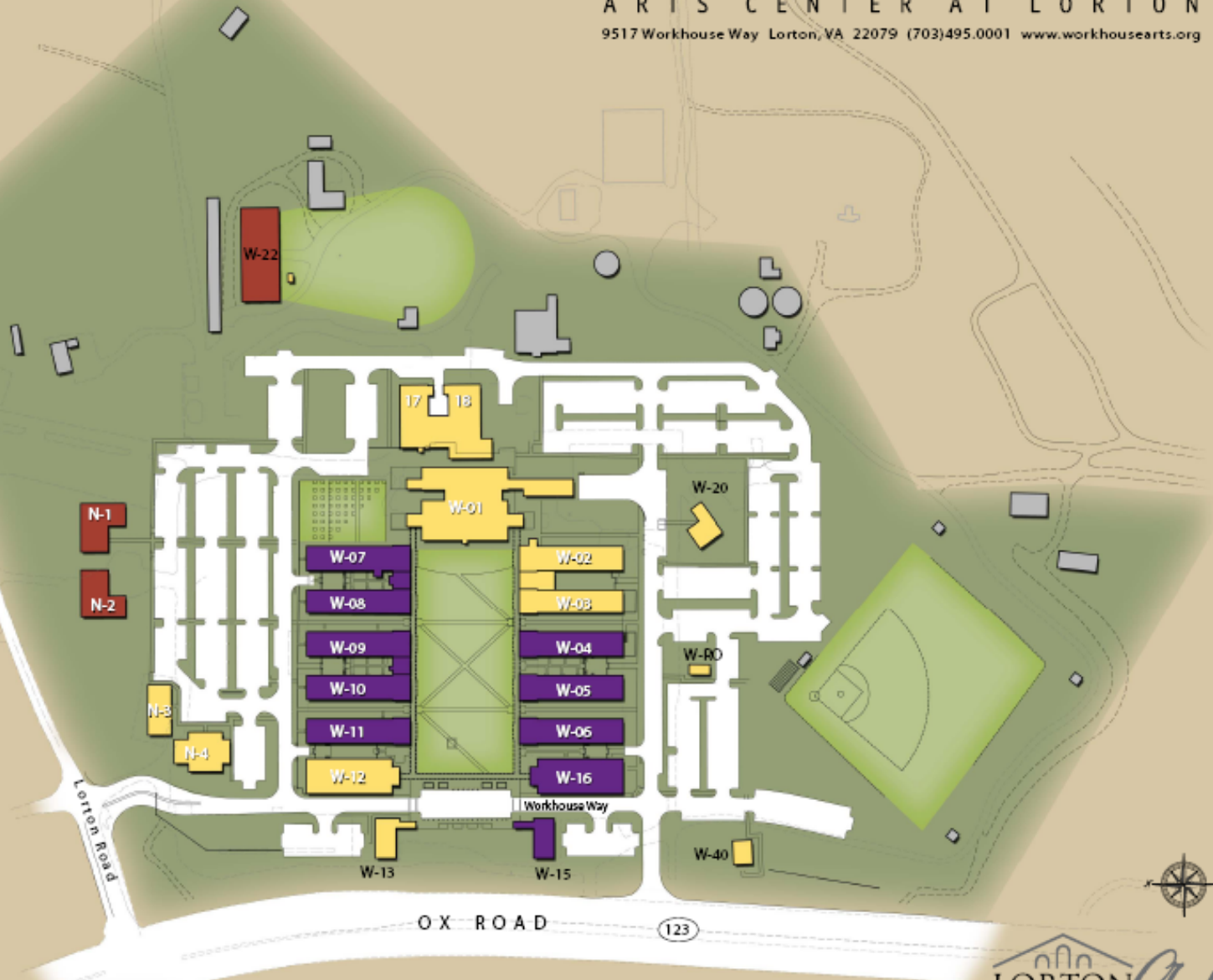


Workhouse

ARTS CENTER AT LORTON

9517 Workhouse Way Lorton, VA 22079 (703)495.0001 www.workhousearts.org

- W-01 Events Center
- W-02 Museum
- W-03 Museum
- W-04 Artists' Studios
 - All Media
- W-05 Artists' Studios
 - All Media
- W-06 Artists' Studios
 - Fiber
 - Jewelry
 - Workhouse Photographic Society
 - Gallery Sydney-East
- W-07 Artists' Studios
 - Glass Studios and Program
- W-08 Artists' Studios
 - Ceramics Studios and Program
- W-09 Artists' Studios
 - All Media
 - Painting
- W-10 Artists' Studios
 - All Media
 - Robert Knudson Gallery
 - Wood-Turning
 - Artists in Motion Cooperative
- W-11 Dance Studios
- W-12 Theater
- W-13 Available Commercial Space
- W-15 Administrative Offices
- W-16 Gallery and Gift Shop
- W-17 Culinary Arts Center
- W-18 Culinary Arts Center
- W-20 Locomotive Shed- Hot Glass
- W-22 Music Barn Amphitheater
- W-40 Residential Housing
- W-RO Artists' Studios
- N-1 Artists' Residences
- N-2 Artists' Residences
- N-3 Restaurant Pads
- N-4 Restaurant Pads



- Construction Not Yet Completed
- Coming Soon
- Drive/Parking
- Open to the Public
- Accessory Building
- Open Green Space

Workhouse Museum



Mason Neck Trail

- Construction of 1,500 linear feet of 8' asphalt trail from Pohick Bay Park to Gunston Hall will proceed in 2010
- Another 10,00 linear feet from the Golf Course to the Park Main Entrance planned
- Fairfax County has provided \$1,668,430 in funding to date

Mason Neck State Park

- Gov. McDonnell proposed closing the Park as part of budget cuts
- 2,000 acre park opened to the public in 1985
- Need to keep it open to the public!



Mount Vernon Nights Concert Series



- At Grist Mill Park – to help fill the lazy Friday nights of summer
- Private donations needed to continue this concert series

National Library for the Study of George Washington

